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NOTIFICATIONS BY GOVERNMENT

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MUNICIPAL ADMINISTRATION AND URBAN DEVELOPMENT DEPARTMENT

(Plg. I (1))

DRAFT VARIATION TO THE HMDA FOR CHANGE OF LAND USE FROM PUBLIC AND SEMI PUBLIC USE ZONE TO RESIDENTIAL USE ZONE IN MOULALI, MALKAJGIRI (V & M), MEDCHAL-MALKAJGIRI DISTRICT.

*[Memo No.1155/Plg.I(1)/2018-2, Municipal Administration & Urban Development (Plg.I(1)),
15th June, 2018.]*

The following draft variation to the land use envisaged in the Master Plan for erstwhile HUDA area for Moulali Zone Segment-2021 vide G.O.Ms.No.288, MA, dt:03.04.2008, which is proposed in exercise of the powers conferred by sub-section (1) of Section 15 of Hyderabad Metropolitan Development Authority Act, 2008 (Act No.8 of 2008).

A Notice is hereby given that the draft variation will be taken into consideration after expiry of fifteen days from the date of publication of the notification in the Telangana Gazette and that any objections or suggestions which may be received from any person with respect thereto before expiry of said period will be considered by the Government of Telangana. Objections or suggestions should be addressed to the Principal Secretary to Government, Municipal Administration and Urban Development Department, Secretariat, Telangana, Hyderabad - 500022.

DRAFT VARIATION

The site situated in Premises Nos.44-126, 44-126/1 & 44-126/1A bearing Plot Nos.3, 4, 4A, 4B, 5, 6, 7, 8, 9, 10, 11 & 12 in Sy.No.389/3 situated at Moulali, Malkajgiri (V & M), Medchal-Malkajgiri District to an extent of 3345.75 Sq. Mtrs. (Net site area after deduction of Master Plan Road affected area) which is presently earmarked for Public and Semi Public Use Zone as per the Notified Master Plan for erstwhile HUDA area for Moulali Zone Segment-2021 vide G.O. Ms.No.288, MA, dt:03.04.2008 is now proposed to be designated as Residential use zone, **subject to the following conditions:**

1. The applicant shall pay the Development/Conversion Charges to HMDA as per rules in force before issue of final order.

2. The applicant shall comply the conditions laid down in G.O.Ms.No.168, MA, Dt: 07.04.2012.
3. The applicant shall obtain prior permission from GHMC before undertaking any development on the site under reference.
4. If any dispute occurs regarding ownership of the applicant will be the whole responsible for that.
5. The applicant is whole responsible if any discrepancy occurs in the ownership aspects & ULC aspects & if any litigations occurs, the change of land use orders will be withdrawn without any notice.
6. CLU shall not be used as proof of any title of the land.
7. The applicant has to fulfill any other conditions as may be imposed by the Competent Authority.
8. The Change of land use does not bar any public agency including HMDA/Local Authority to acquire land for any public purpose as per law.
9. If the conversion charges are not paid within the stipulated time permission will be withdrawn without any further notice.
10. The applicant shall handover the area affected by proposed 30 mtrs. road to an extent of 65.44 Sq.mtrs. in favour of GHMC before undertaking any development on the site under reference.
11. The applicant shall demolish the existing old shops in the proposed site u/r before undertaking any development.

SCHEDULE OF BOUNDARIES

NORTH : RPF Land in Sy. No. 389/3.

SOUTH : Existing 30' wide road.

EAST : Existing Road 28.8 mtrs. wide BT surface road (same road is proposed as 30.00 mtrs. wide in the notified Master Plan).

WEST : RPF Land in Sy.No.389/1.

DRAFT VARIATION TO THE HMDA FOR CHANGE OF LAND USE FROM RESIDENTIAL USE ZONE TO COMMERCIAL USE ZONE IN GUTTALABEGUMPET VILLAGE, SERILINGAMPALLY MANDAL, RANGA REDDY DISTRICT.

*[Memo No. 6538/Plg.I(1)/2017-2, Municipal Administration & Urban Development (Plg.I(1)),
15th June, 2018.]*

The following draft variation to the land use envisaged in the Notified Master Plan of CDA vide G.O.Ms.No. 538, MA, dt: 20.10.2001, which is proposed in exercise of the powers conferred by sub-section (1) of Section 15 of Hyderabad Metropolitan Development Authority Act, 2008 (Act No. 8 of 2008).

A Notice is hereby given that the draft variation will be taken into consideration after expiry of fifteen days from the date of publication of the notification in the Telangana Gazette and that any objections or suggestions which may be received from any person with respect thereto before expiry of siad period will be considered by the Government of Telangana. Objections or suggestions should be addressed to the Principal Secretary to Government, Municipal Administration and Urban Development Department, Secretariat, Telangana, Hyderabad - 500022.

DRAFT VARIATION

The site in Plot Nos: 36 & 37 in Sy.Nos.41P & 42, of Guttalabegumpet Village, Serilingampally Mandal, Ranga Reddy District to an extent of 836.12 Sq.Mtrs. which is presently earmarked for Residential Use Zone as per the Notified Master Plan of CDA vide G.O.Ms.No.538, MA, dt: 20.10.2001 is now proposed to be designated as Commercial use zone, **subject to the following conditions:**

- a) The applicant shall pay the Development/ Conversion charges to HMDA as per rules in force before issue of final orders.
- b) The applicant shall comply with the conditions laid down in the G.O.Ms.No.168, dt: 07.04.2012.

- c) The applicant shall obtain prior permission from Competent Authority before undertaking any development on the site under reference.
- d) If any dispute occur regarding ownership of the applicant will be the whole responsible for that.
- e) The applicant is whole responsible if any discrepancy occurs in the ownership aspects & ULC aspects & if any litigation occurs, the change of land use orders will be withdrawn without any notice.
- f) CLU shall not be used as proof of any title of the land.
- g) The applicant has to fulfill any other conditions as may be imposed by the Competent Authority.
- h) The change of land use does not bar any public agency including HMDA/Local Authority to acquire land for any public purpose as per law.

SCHEDULE OF BOUNDARIES

NORTH : Open Plot & Ground Floor Building.

SOUTH : Existing 80' wide BT Road.

EAST : Jubilee Ridge Hotel (Cellar + Ground +5 Upper Floors).

WEST : Life Studio Fitness Physiotherapy.

DRAFT VARIATION TO THE HMDA FOR CHANGE OF LAND USE FROM RESIDENTIAL USE ZONE
TO COMMERCIAL USE ZONE AT KONDAPUR VILLAGE, SERILINGAMPALLY MANDAL,
RANGA REDDY DISTRICT.

*[Memo No. 10366/Plg.I(1)/2017-2, Municipal Administration & Urban Development (Plg.I(1)),
15th June, 2018.]*

The following draft variation to the land use envisaged in the Revised Notified Master Plan 2021, R.C Puram zone segment vide G.O.Ms.No.288, MA, dt:03.04.2008, which is proposed in exercise of the powers conferred by sub-section (1) of Section 15 of Hyderabad Metropolitan Development Authority Act, 2008 (Act No.8 of 2008).

A Notice is hereby given that the draft variation will be taken into consideration after expiry of fifteen days from the date of publication of the notification in the Telangana Gazette and that any objections or suggestions which may be received from any person with respect thereto before expiry of said period will be considered by the Government of Telangana. Objections or suggestions should be addressed to the Principal Secretary to Government, Municipal Administration and Urban Development Department, Secretariat, Telangana, Hyderabad - 500022.

DRAFT VARIATION

The site in Plot No's. 106, 107, 108 & 109 of Sy.No.44 of Kondapur Village, Serilingampally Mandal, Rangareddy District to an extent of 1068.66 Sq.mts. (after deducting the area affecting under proposed RDP road of 100' prepared by GHMC, the net site area is 830.20 Sq.mts.) which is presently earmarked for Residential use zone as per the Revised Notified Master Plan 2021, R.C Puram zone segment vide G.O.Ms.No.288, MA, dt: 03.04.2008 is now proposed to be designated as Commercial use zone, **subject to the following conditions:**

- a) The applicant shall pay development / conversion charges to HMDA as per rules in force before issue of final orders.
- b) If the development charges are not paid within 30 days the order of change of lands use will be withdrawn without any further notice.
- c) The applicant / owners shall handover the area affected under the notified roads to the GHMC with free of cost by way of registered gift deed.
- d) The applicant shall develop the roads free of cost as may be required by the Local Authority.
- e) The applicant shall demolish the existing building falling in the set-backs if any as per G.O.Ms.No.168, MA & UD Department, dated 07.04.2012.
- f) The applicant shall comply the condition laid down in the G.O.Ms.No.168, dated 07.04.2012.

- g) The applicant shall obtain prior permission from GHMC before undertaking any development in the site under reference.
- h) The title and land ceiling aspects shall be scrupulously examined by the concerned authorities i.e., Urban Development Authority / Municipal Corporation Municipalities before issue of Building permission / development permission and it must be ensured that the best financial interest of the Government are preserved.
- i) The change of land use shall not be used as the sole reason for obtaining exemption from the provisions of ULC Act, 1976.
- j) The above change of land use is subject to conditions that may be applicable under ULC Act and AP Agricultural Ceiling Act.
- k) The owners / applicants are solely responsible for any mis-representation with regard to ownership/ title, land ceiling clearance etc., and they will be responsible for any damage claimed by any one on account of change of land use proposed.
- l) The change of land use shall not be used as the proof of any title of the land.
- m) The applicant has to full fill any other conditions as may be imposed by the Competent Authority.
- n) The change of land use does not bar any public agency including HMDA/Local Authority to require land for any public purpose as per law.

SCHEDULE OF BOUNDARIES

NORTH : Existing 17.50 Mts Road (proposed 100 feet as per RDP Plan prepared by GHMC).

SOUTH : Residential House in Plot No's 105 & 110.

EAST : Existing 30'-0" wide Katcha road.

WEST : Existing 30'-0" wide Katcha road.

DRAFT VARIATION TO THE HMDA FOR CHANGE OF LAND USE FROM RESIDENTIAL USE ZONE TO COMMERCIAL USE ZONE FOR CATEGORY 'C' USES IN JUBILEE HILLS, SHAIKPET (V) & (M), HYDERABAD DISTRICT.

*[Memo No. 11669/Plg.I(1)/2017-2, Municipal Administration & Urban Development (Plg.I(1)),
15th June, 2018.]*

The following draft variation to the land use envisaged in the revised Master Plan of Erstwhile M.C.H area (HMDA core area) of GHMC Circle - X (old Circle-IV) vide G.O.Ms.No. 363, MA, dt: 03.04.2008, which is proposed in exercise of the powers conferred by sub-section (1) of Section 15 of Hyderabad Metropolitan Development Authority Act, 2008 (Act No. 8 of 2008).

A Notice is hereby given that the draft variation will be taken into consideration after expiry of fifteen days from the date of publication of the notification in the Telangana Gazette and that any objections or suggestions which may be received from any person with respect thereto before expiry of siad period will be considered by the Government of Telangana. Objections or suggestions should be addressed to the Principal Secretary to Government, Municipal Administration and Urban Development Department, Secretariat, Telangana, Hyderabad - 500022.

DRAFT VARIATION

The site in Sy.No.403/PT.S.No.1/1 of Road No. 5 Jubilee Hills, Shaikpet (V) & (M), Hyderabad District., to an extent of 681.30 Sq.Mtrs (after road affected area 118.97 Sq.Mtrs the net site area is 562.33 Sq.Mtrs) which is presently earmarked for Residential Use Zone as per the revised Master Plan of Erstwhile M.C.H area (HMDA core area) of GHMC Circle - X (old Circle-IV) vide G.O.Ms.No.363, MA, dt:03.04.2008 is now proposed to be designated as Commercial use zone for category 'C' uses, **subject to the following conditions:**

1. The applicant shall pay Development/ Conversion charges to HMDA as per rules in force before issue of final orders.
2. The applicant shall hand over the road affected area under proposed 30 mts master plan road as shown in the plan to the GHMC at free of cost through registered Gift Deed before release of Building plans from GHMC.

3. The applicant shall comply the conditions laid down in G.O.Ms.No.168 MA dt 07.04.2012 and shall pay 3 times of impact Fee.
4. The applicant shall obtain prior permission from the GHMC before under taking any development on the site under reference.
5. If any dispute occurs regarding ownership of the applicant will be the whole responsible for that.
6. The applicant is whole responsible if any discrepancy occurs in the ownership aspects & ULC aspects & if any litigation occurs the change of land use orders will be withdrawn without any notice.
7. CLU shall not be used as proof any title of the land.
8. The applicant has to fulfill any other conditions as may be imposed by the Competent Authority.
9. The Change of land use does not bar any public agency including HMDA/Local Authority to acquire land for any public purpose as per law.
10. If the conversion charges are not paid within the stipulated time permission will be withdrawn without any further notice.

SCHEDULE OF BOUNDARIES

NORTH : Commercial Building in Premises Nos.8-2-293/74, 8-2-293/C/82/75, 8-2-293/C/82/75/A.

SOUTH : Residential Building in Premises No.8-2-293/F/17, Office cum Residence in Premises No.8-2-231/8/27, Commercial Building in Premises No.8-2-293/74, 8-2-293/F/16, 8-2-293/C/82/75/A.

EAST : Existing Road and Residential House No. 8-2-293/82-19 & 26F.

WEST : Existing 60' Road (Proposed 100' road).

DRAFT VARIATION TO THE HMDA FOR CHANGE OF LAND USE FROM RECREATIONAL USE ZONE TO INSTITUTIONAL USE ZONE IN MADHAPUR VILLAGE, SERILINGAMPALLY MANDAL, RANGA REDDY DISTRICT.

*[Memo No. 14787/Plg.I(1)/2011, Municipal Administration & Urban Development (Plg.I(1)),
15th June, 2018.]*

The following draft variation to the land use envisaged in the Notified Master Plan of CDA vide G.O.Ms.No.538, MA. dt: 20.10.2001, which is proposed in exercise of the powers conferred by sub-section (1) of Section 15 of Hyderabad Metropolitan Development Authority Act, 2008 (Act No. 8 of 2008).

A Notice is hereby given that the draft variation will be taken into consideration after expiry of fifteen days from the date of publication of the notification in the Telangana Gazette and that any objections or suggestions which may be received from any person with respect thereto before expiry of said period will be considered by the Government of Telangana. Objections or suggestions should be addressed to the Principal Secretary to Government, Municipal Administration and Urban Development Department, Secretariat, Telangana, Hyderabad - 500022.

DRAFT VARIATION

The site in Plot No: 6/A of Sy.No.62/P of Madhapur Village, Serilingampally Mandal, Ranga Reddy District to an extent of 392.13 Sq.Mtrs (Net area after road widening 271.37 Sq.Mtrs) which is presently earmarked for Recreational Use Zone as per the Notified Master Plan of CDA vide G.O.Ms.No.538, MA, dt:20.10.2001 is now proposed to be designated as Institutional use zone, **subject to the following conditions:**

- a) The applicant shall pay the Development/ conversion charges to HMDA as per rules in force before issue of final orders.
- b) The applicant shall comply with the conditions laid down in the G.O.Ms.No.168, dt: 07.04.2012.
- c) The applicant shall handover the area affected under proposed 24 mtrs wide master plan road.
- d) The applicant shall obtain prior permission from Competent Authority before undertaking any development on the site under reference.

- e) If any dispute occur regarding ownership of the applicant will be the whole responsible for that.
- f) The applicant is whole responsible if any discrepancy occurs in the ownership aspects & ULC aspects & if any litigation occurs, the change of land use orders will be withdrawn without any notice.
- g) CLU shall not be used as proof of any title of the land.
- h) The applicant has to fulfill any other conditions as may be imposed by the Competent Authority.
- i) The change of land use does not bar any public agency including HMDA/Local Authority to acquire land for any public purpose as per law.
- j) The applicant shall follow the conditions mentioned in the NOC issued by the Irrigation Department vide Lr.No:EE/NTD/DEE-2/2018/588, Dated: 28.04.2018.

SCHEDULE OF BOUNDARIES

NORTH : Open Plot No:10.

SOUTH : Existing 40' wide Kachha Road.

EAST : Existing 40' wide BT Road (proposed 80'-0" road as per CDA Master Plan).

WEST : Open Plot No; 30.

ARVIND KUMAR,
Principal Secretary to Government.

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